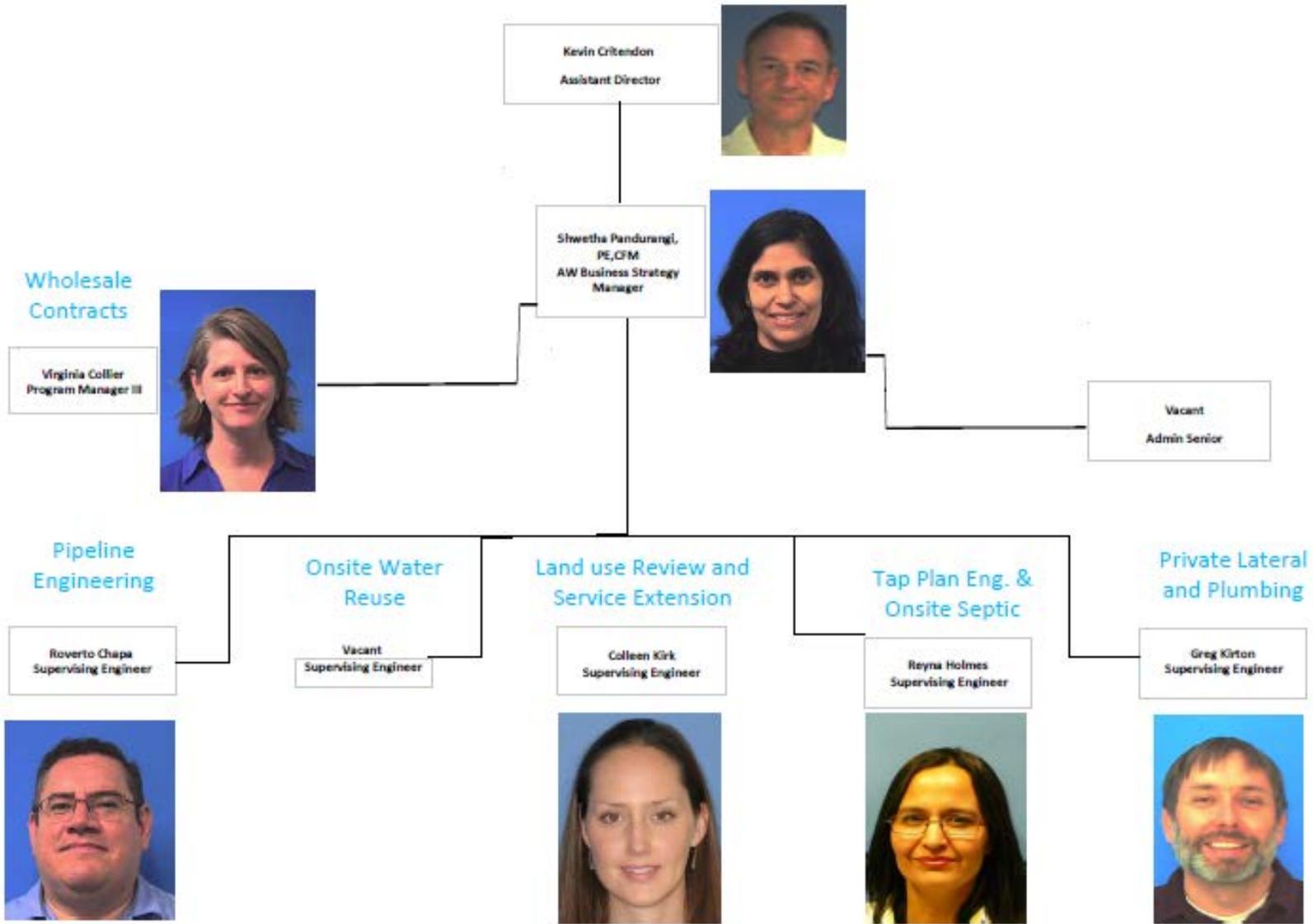


Utility District and Special District Bi-Annual Update

Virginia Collier | October 14, 2020



Utility Development Services Organization Chart



District Overview

Special Districts

1. Water Control and Improvement District (WCID)
2. Municipal Utility District (MUD)
3. Public Improvement District (PID)
4. Municipal Management District (MMD)



District Overview

Water Control and Improvement District (WCID)

- Political subdivision of the State of Texas authorized by the Texas Commission on Environmental Quality (TCEQ) or the Legislature
- Provides water, sanitary sewer, drainage and other utility-related services within the WCID boundaries
- Funded through bonds
- May collect taxes, charge service fees, operate facilities, own land, condemn property, and pass ordinances
- Operates with a Board of Directors elected by residents



Water Control and Improvement District (WCID) Update

WCID #10 (Wholesale W)
Wholesale Agreement in 1990
Contract expired August 2020

WCID #17 (Emer. W, Wholesale WW)
Wholesale Agreement in June 2002



District Overview

Municipal Utility District (MUD)

- Political subdivision of the State of Texas authorized by the Texas Commission on Environmental Quality (TCEQ) or the Legislature
- Provides water, sanitary sewer, drainage, recreational facilities, and fire fighting services within the MUD boundaries
- May vary in size, but generally serves master-planned communities of a few hundred households, or more
- May issue bonds paid for by homeowners through a tax
- Generally dissolved upon annexation



Municipal Utility District (MUD) Update

Retail

Shady Hollow MUD (W/WW)
Potential Transfer Agreement Oct 2020

Moore's Crossing MUD (W/WW)
Consent Agreement in June 1987

Sunfield MUD (W)
Consent Agreement in June 2006

Pilot Knob MUDs (W/WW)
Consent Agreement in April 2012

Southeast Travis County MUDs (W/WW)
Consent Agreement in April 2012

Austin Green MUD (partial W/WW; reclaimed)
Consent Agreement in January 2020

Wholesale

Travis County (Barton Creek) MUDs (Emergency W)
Created in 1974

Wells Branch MUD (W/WW)
Consent Agreement in April 1981

North Austin MUD (W/WW)
Consent Agreement in May 1983

Northtown MUD (W/WW)
Consent Agreement in January 1986



District Overview

Public Improvement District (PID)

- Created by a city or county as an economic development tool to fund public improvements or municipal services in a defined geographic area
- Funded by special assessments apportioned and paid by landowners that benefit from the PID
- City Council adopted PID Policy
 - 1) Development PID
 - provides a means to finance infrastructure costs borne by property owners within the PID receiving the benefit from the public improvements
 - 2) Maintenance and Operations PID
 - assessments pay for enhanced services and public improvements that specifically benefit properties located within the PID
- Property owners may petition to dissolve a PID



Public Improvement District (PID) Update

City of Austin Development PIDs

Estancia PID (Retail W/WW)

Created in July 2013

Indian Hills PID (Retail W/WW)

Created in August 2010

Whisper Valley PID (Retail W/WW)

Created in August 2010

Travis County PIDs

Wildhorse PID (Retail W/WW)

Creation Resolution by County on 8-9-2016

Bella Fortuna PID (Retail W/WW)

Creation Resolution by County on 10-31-2017

Turners Crossing PID (Retail W/WW)

Creation Resolution by County on 11-13-2018

Velocity Crossing PID (Retail W/WW)

Creation Resolution by County on 2-12-2019

Longview – E. 71 PID (Retail W/WW)

Creation Resolution by County on 10-29-2019



District Overview

Municipal Management District (MMD)

- Political subdivision of the State of Texas authorized by the Texas Commission on Environmental Quality (TCEQ) or the Legislature
- Managed by a Board of Directors, with wide authority
- May finance services and improvements with by an extensive combination taxes, fees, and other revenue
- May utilize Chapter 380 powers, issue bonds, notes, or other obligations
- May add land with a petition from a landowner and be dissolved by the Board or a petition by landowners



Municipal Management District (MMD) Update

SH 130 MMD (Partial W/WW)

Created by Legislature 2019

Requesting City Consent by December 2020



